



Housing Authority of the City of Alameda

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IF YOU WISH TO ADDRESS THE BOARD:

1. Please file a speaker's slip with the Executive Director, and upon recognition by the Chair, approach the rostrum and state your name; speakers are limited to 3 minutes per item.
2. Lengthy testimony should be submitted in writing and only a summary of pertinent points presented verbally.
3. Applause and demonstrations are prohibited during Board of Commissioners meetings.

AGENDA

SPECIAL MEETING OF THE BOARD OF COMMISSIONERS

DATE & TIME

Tuesday, September 6, 2011, 6:55 PM

LOCATION

City Hall, Council Chambers, Room 390, 2263 Santa Clara Ave., Alameda, CA

Welcome to the Board of Commissioners of the Housing Authority of the City of Alameda meeting. Regular Board of Commissioners meetings are held on the first Tuesday of each quarter in the Council Chambers at City Hall.

Public Participation

Anyone wishing to address the Board on agenda items or business introduced by Commissioners may speak for a maximum of three minutes per agenda item when the subject is before the Board. Please file a speaker's slip with the Housing Authority Executive Director if you wish to address the Board of Commissioners.

PLEDGE OF ALLEGIANCE

1. ROLL CALL - Board of Commissioners

2. CONSENT CALENDAR

- Consent Calendar items are considered routine and will be approved or accepted by one motion unless a request for removal for discussion or explanation is received from the Board of Commissioners or a member of the public.

2-A. Minutes of the Regular Board of Commissioners meeting held July 5, 2011. Acceptance is recommended.

2-B. Approve the Housing Commission's recommendation that the Board of Commissioners authorize (a) the formation of a Limited Liability Company (LLC), and



(b) approve the LLC's role as an additional general partner in The Alameda Islander L.P. for the acquisition and renovation of the Islander Motel as permanent affordable housing, and authorize the Chief Executive Officer to (a) execute all documents required for the formation of the Housing Authority's LLC affiliate, (b) negotiate and execute the Partnership Agreement between the Housing Authority's newly formed LLC, RCD Housing LLC, and 112 Alves Lane, Inc., and the option agreement between the Housing Authority and The Alameda Islander L.P., and (c) negotiate and execute the further amended Partnership Agreement and all related documents necessary to admit the investor limited partner(s).

2-C. Award the contract to Bay Area Contract Carpets in the annual amount of \$200,000, with an option to renew for two additional fiscal years not to exceed \$200,000 annually and authorize the Executive Director to execute the contract.

2-D. Award a contract to Ransome company in the Amount of \$198,500, including contingencies, for replacement of parking lots and driveway at Esperanza and authorize the Executive Director to Execute the contract.

3. AGENDA

3-A. Provide direction on concept of Housing Authority autonomy.

4. ORAL COMMUNICATIONS, Non-Agenda (Public Comment)

5. COMMISSIONER COMMUNICATIONS, (Communications from the Commissioners)

6. ADJOURNMENT

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Note:

- * Materials related to an item on this agenda submitted to the Board of Commissioners after distribution of the agenda packet are available for public inspection in the Housing Authority of the City of Alameda, 701 Atlantic Avenue, Alameda, CA 94501 during normal business hours.
- * Sign language interpreters will be available on request. Please contact Denise Connors, Secretary, at 747-4325 voice or 522-8467 TDD at least 72 hours before the meeting to request an interpreter.
- * Accessible seating for persons with disabilities (including those using wheelchairs) is available.
- * Minutes of the meeting are available in large print.
- * Audiotapes of the meeting are available on request.
- * Please contact Denise Connors at 747-4325 voice or 522-8467 TDD at least 72 hours prior to the meeting to request agenda materials in an alternative format, or any other reasonable accommodation that may be necessary to participate in and enjoy the benefits of the meeting.

